

PROPERTY LOCATION

No	Alt No	Direction/Street/City
48		NEWLAND RD, ARLINGTON

OWNERSHIP

Owner 1:	TARDIFF DANIEL F		
Owner 2:	TARDIFF KATHERINE A		
Owner 3:			
Street 1:	48 NEWLAND RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	TREBINO CHARLES L -		
Owner 2:	-		
Street 1:	48 NEWLAND RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 8,374 Sq. Ft. of land mainly classified as **One-Family, Detached**. The property includes a Colonial Building built about 1932, having primarily Wood Shingle Exterior and 1824 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 Half Bath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.19224	Total SF/SM:	8374	Parcel LUC:	101	One Family	Prime NB Desc:	ARLINGTON	Total:	469,853	Spl Credit	Total:	469,900
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	8374.000	421,900	2,100	469,900	893,900
Total Card	0.192	421,900	2,100	469,900	893,900
Total Parcel	0.192	421,900	2,100	469,900	893,900
Source:	Market Adj Cost	Total Value per SQ unit /Card:		490.08	/Parcel: 490.0

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	421,800	2100	6,651.	433,700	857,600	857,600	Year End Roll	12/18/2019
2019	101	FV	325,600	2100	6,651.	427,500	755,200	755,200	Year End Roll	1/3/2019
2018	101	FV	319,200	0	6,651.	328,400	647,600	647,600	Year End Roll	12/20/2017
2017	101	FV	319,200	0	6,651.	309,800	629,000	629,000	Year End Roll	1/3/2017
2016	101	FV	319,200	0	6,651.	285,000	604,200	604,200	Year End	1/4/2016
2015	101	FV	298,500	0	6,651.	266,400	564,900	564,900	Year End Roll	12/11/2014
2014	101	FV	211,000	0	6,651.	245,300	456,300	456,300	Year End Roll	12/16/2013
2013	101	FV	208,400	0	6,651.	245,300	453,700	453,700		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS


[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
10/19/2020	Info Fm DEED	DGM	D Mann
9/25/2018	Inspected	CC	Chris C
8/10/2018	MEAS&NOTICE	BS	Barbara S
7/3/2013	Info Fm Prmt	EMK	Ellen K
5/30/2013	Info Fm Prmt	EMK	Ellen K
5/24/2013	Info Fm Prmt	EMK	Ellen K
7/16/2012	Info Fm Prmt	BR	B Rossignol
2/13/2009	Measured	294	PATRIOT
11/6/2000	Hearing N/C	264	PATRIOT

Sign: _____ VERIFICATION OF VISIT NOT DATA _____/_____/____

PRINT	
Date	Time
12/10/20	21:31:36
LAST REV	
Date	Time
10/19/20	11:04:3
danam	
6811	



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	52427
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	



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Properties Inc.

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